

Annual Urban Renewal Report, Fiscal Year 2013 - 2014

Levy Authority Summary

Local Government Name: WALCOTT
Local Government Number: 82G786

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
WALCOTT NORTH URBAN RENEWAL	82016	14
WALCOTT KELSEY HAYES URBAN RENEWAL	82017	1
WALCOTT UR#2 URBAN RENEWAL	82050	1

TIF Debt Outstanding: 2,043,925

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013:	35,804	0	Amount of 07-01-2013 Cash Balance Restricted for LMI
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TIF Revenue:	738,510
TIF Sp. Revenue Fund Interest:	1,617
Asset Sales & Loan Repayments:	0
Total Revenue:	740,127

Rebate Expenditures:	129,514
Non-Rebate Expenditures:	567,206
Returned to County Treasurer:	0
Total Expenditures:	696,720

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014:	79,211	0	Amount of 06-30-2014 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 1,267,994

Urban Renewal Area Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL
 UR Area Number: 82016

UR Area Creation Date: 12/1993

UR Area Purpose: Facilitate the use of tax increment financing in support of commercial and industrial growth and development and the construction of related public infrastructure and facilities in the Urban Renewal Area.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WALCOTT CITY/DAVENPORT SCH/ WALCOTT NORTH UR TIF INCREMENT	82203	82204	15,229,751
WALCOTT CITY AG/DAVENPORT SCH/WALCOTT NORTH UR TIF INCREMENT	82212	82209	0
WALCOTT CITY/DURANT SCH/WALCOTT NORTH UR TIF INCREMENT	82213	82210	3,286,656
WALCOTT CITY AG/DURANT SCH/WALCOTT NORTH UR TIF INCREMENT	82214	82211	0
WALCOTT CITY/DAVENPORT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT	82266	82267	286,595
WALCOTT CITY/DURANT SCH/WALCOTT AMENDED UR TIF INCREMENT	82268	82269	0
WALCOTT CITY AG/DAVENPORT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT	82270	82271	0
WALCOTT CITY AG/DURANT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT	82272	82273	0
CLEONA TWP/DURANT SCH/WALCOTT FD6 NORTH AMENDED UR TIF INCREMENT	82274	82275	0
HICKORY GROVE TWP/DAVENPORT SCH/WALCOTT FD6 NORTH AMENDED UR TIF INCREMENT	82276	82277	0
WALCOTT CITY/DAVENPORT SCH/WATC UR TIF INCREMENT	82418	82419	140,390
WALCOTT CITY/DAVENPORT SCH/NORTH AMD UR TIF INCREMENT	82420	82421	0
WALCOTT CITY/DAVENPORT SCH/WAOSS UR TIF INCREMENT	82422	82423	1,247,698
WALCOTT CITY AG/DAVENPORT SCH/WAOSSA UR TIF INCREMENT	82424	82425	0

Urban Renewal Area Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	223,180	37,906,670	1,499,650	0	0	39,629,500	0	39,629,500
Taxable	0	117,877	37,906,670	1,499,650	0	0	39,524,197	0	39,524,197
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013: **35,804** **0** **Amount of 07-01-2013 Cash Balance Restricted for LMI**

TIF Revenue: 625,217
 TIF Sp. Revenue Fund Interest: 1,600
 Asset Sales & Loan Repayments: 0
Total Revenue: 626,817

Rebate Expenditures: 67,006
 Non-Rebate Expenditures: 516,410
 Returned to County Treasurer: 0
Total Expenditures: 583,416

TIF Sp. Rev. Fund Cash Balance **Amount of 06-30-2014 Cash Balance**

Projects For WALCOTT NORTH URBAN RENEWAL

Wastewater Treatment Plant

Description:	Upgrade of wastewater treatment plant
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

Iowa 80 Truckstop - Store Expansion

Description:	Iowa 80 Store Expansion Development Agreement
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Iowa 80 Truckstop - Warehouse

Description:	Iowa 80 Warehouse Development Agreement
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

T&C Storage #2

Description:	Rental Storage Units #2
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

T&C Storage #3

Description:	Rental Storage Units #3
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

Ossian Walcott Investments

Description:	Salt Processing & Storage Facility
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

JDW Holdings - Midfield Pattern

Description:	Midfield Pattern Building
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

T&C Storage #4

Description:	Rental Storage Units #4
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

Iowa 80 Truckstop - Morton

Description:	Morton Storage Building
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Sterling Partners

Description:	Multi-purpose Facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Bond Fees for Wastewater Treatment Plant

Description:	FYE 2012-2016 Bond Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Main Street Enhancment

Description:	Partial Engineering Fees
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WALCOTT NORTH URBAN RENEWAL

Iowa 80 Truckstop - Store Expansion Rebate

Debt/Obligation Type:	Rebates
Principal:	17,330
Interest:	0
Total:	17,330
Annual Appropriation?:	Yes
Date Incurred:	06/02/2006
FY of Last Payment:	2014

Iowa 80 Truckstop - Warehouse Rebate

Debt/Obligation Type:	Rebates
Principal:	3,104
Interest:	0
Total:	3,104
Annual Appropriation?:	Yes
Date Incurred:	11/19/2007
FY of Last Payment:	2014

T&C Storage - Project #2 Rebate

Debt/Obligation Type:	Rebates
Principal:	2,316
Interest:	0
Total:	2,316
Annual Appropriation?:	Yes
Date Incurred:	11/16/2009
FY of Last Payment:	2016

Ossian Walcott Investments - Storage Facility

Debt/Obligation Type:	Rebates
Principal:	67,883
Interest:	0
Total:	67,883
Annual Appropriation?:	Yes
Date Incurred:	09/20/2010
FY of Last Payment:	2017

JDW Holdings - Midfield Pattern

Debt/Obligation Type:	Rebates
Principal:	33,596
Interest:	0
Total:	33,596
Annual Appropriation?:	Yes
Date Incurred:	05/21/2012
FY of Last Payment:	2018

Iowa 80 Truckstop - Morton Building

Debt/Obligation Type:	Rebates
Principal:	9,888
Interest:	0
Total:	9,888
Annual Appropriation?:	Yes
Date Incurred:	09/20/2010
FY of Last Payment:	2017

Sterling Partners - Multi Use Building

Debt/Obligation Type:	Rebates
Principal:	105,129
Interest:	0
Total:	105,129
Annual Appropriation?:	Yes
Date Incurred:	05/21/2012
FY of Last Payment:	2019

General Obligation Refunding Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,549,660
Interest:	0
Total:	1,549,660
Annual Appropriation?:	No
Date Incurred:	03/21/2011
FY of Last Payment:	2016

FY 2013 - 2016 Bond Fees

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,100
Interest:	0
Total:	2,100
Annual Appropriation?:	No
Date Incurred:	03/21/2011
FY of Last Payment:	2016

Main Street Enhancement Engineering

Debt/Obligation Type:	Internal Loans
Principal:	5,078
Interest:	0
Total:	5,078
Annual Appropriation?:	No
Date Incurred:	06/16/2014
FY of Last Payment:	2016

T&C Storage - Project #3

Debt/Obligation Type:	Rebates
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Principal:	1,437
Interest:	0
Total:	1,437
Annual Appropriation?:	Yes
Date Incurred:	01/17/2011
FY of Last Payment:	2014

T&C Storage - Project #4

Debt/Obligation Type:	Rebates
Principal:	1,237
Interest:	0
Total:	1,237
Annual Appropriation?:	Yes
Date Incurred:	05/21/2012
FY of Last Payment:	2014

Non-Rebates For WALCOTT NORTH URBAN RENEWAL

TIF Expenditure Amount:	700
Tied To Debt:	FY 2013 - 2016 Bond Fees
Tied To Project:	Bond Fees for Wastewater Treatment Plant
TIF Expenditure Amount:	515,710
Tied To Debt:	General Obligation Refunding Bonds
Tied To Project:	Wastewater Treatment Plant

Rebates For WALCOTT NORTH URBAN RENEWAL

755 W Iowa 80 Road

TIF Expenditure Amount:	17,330
Rebate Paid To:	Iowa 80 Truckstop Inc.
Tied To Debt:	Iowa 80 Truckstop - Store Expansion Rebate
Tied To Project:	Iowa 80 Truckstop - Store Expansion
Projected Final FY of Rebate:	2014

163 W Iowa 80 Road

TIF Expenditure Amount:	3,104
Rebate Paid To:	Iowa 80 Truckstop Inc.
Tied To Debt:	Iowa 80 Truckstop - Warehouse Rebate
Tied To Project:	Iowa 80 Truckstop - Warehouse
Projected Final FY of Rebate:	2014

303 W Walcott Road

TIF Expenditure Amount:	1,046
Rebate Paid To:	T&C Storage LLC
Tied To Debt:	T&C Storage - Project #2 Rebate
Tied To Project:	T&C Storage #2
Projected Final FY of Rebate:	2016

111 N Blue Grass Road

TIF Expenditure Amount:	31,360
Rebate Paid To:	Ossian Walcott Investments
Tied To Debt:	Ossian Walcott Investments - Storage Facility
Tied To Project:	Ossian Walcott Investments
Projected Final FY of Rebate:	2017

215 W Interstate Street

TIF Expenditure Amount:	3,689
Rebate Paid To:	Iowa 80 Truckstop Inc.
Tied To Debt:	Iowa 80 Truckstop - Morton Building
Tied To Project:	Iowa 80 Truckstop - Morton
Projected Final FY of Rebate:	2017

1000 N Main Street

TIF Expenditure Amount:	7,803
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Rebate Paid To:	JDW Holdings LLC
Tied To Debt:	JDW Holdings - Midfield Pattern
Tied To Project:	JDW Holdings - Midfield Pattern
Projected Final FY of Rebate:	2018

303 W Walcott Road

TIF Expenditure Amount:	1,437
Rebate Paid To:	T&C Storage LLC
Tied To Debt:	T&C Storage - Project #3
Tied To Project:	T&C Storage #3
Projected Final FY of Rebate:	2014

303 W Walcott Road

TIF Expenditure Amount:	1,237
Rebate Paid To:	T&C Storage LLC
Tied To Debt:	T&C Storage - Project #4
Tied To Project:	T&C Storage #4
Projected Final FY of Rebate:	2014

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2014

TIF Taxing District Data Collection

Local Government Name:	WALCOTT (82G786)
Urban Renewal Area:	WALCOTT NORTH URBAN RENEWAL (82016)
TIF Taxing District Name:	WALCOTT CITY/DAVENPORT SCH/ WALCOTT NORTH UR TIF INCREMENT
TIF Taxing District Inc. Number:	82204
TIF Taxing District Base Year:	1993
FY TIF Revenue First Received:	1996
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	223,180	21,831,850	0	0	0	22,055,030	0	22,055,030
Taxable	0	117,877	21,831,850	0	0	0	21,949,727	0	21,949,727
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	6,788,670	15,266,360	15,229,751	36,609	1,120

FY 2014 TIF Revenue Received: 481,183

TIF Taxing District Data Collection

Local Government Name:	WALCOTT (82G786)
Urban Renewal Area:	WALCOTT NORTH URBAN RENEWAL (82016)
TIF Taxing District Name:	WALCOTT CITY AG/DAVENPORT SCH/WALCOTT NORTH UR TIF INCREMENT
TIF Taxing District Inc. Number:	82209
TIF Taxing District Base Year:	1993
FY TIF Revenue First Received:	1996
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	364,786	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DURANT SCH/WALCOTT NORTH UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82210
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	10,218,400	0	0	0	10,218,400	0	10,218,400
Taxable	0	0	10,218,400	0	0	0	10,218,400	0	10,218,400
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	2,431,530	7,786,870	3,286,656	4,500,214	129,700

FY 2014 TIF Revenue Received: 91,757

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY AG/DURANT SCH/WALCOTT NORTH UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82211
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2006

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	123,110	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82267
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1993

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	5,078,870	115,830	0	0	5,194,700	0	5,194,700
Taxable	0	0	5,078,870	115,830	0	0	5,194,700	0	5,194,700
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	621,158	4,573,542	286,595	4,286,947	131,169

FY 2014 TIF Revenue Received: 9,000

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DURANT SCH/WALCOTT AMENDED UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82269
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	0	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WALCOTT (82G786)
Urban Renewal Area:	WALCOTT NORTH URBAN RENEWAL (82016)
TIF Taxing District Name:	WALCOTT CITY AG/DAVENPORT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT
TIF Taxing District Inc. Number:	82271
TIF Taxing District Base Year:	1992
FY TIF Revenue First Received:	1996
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1993

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	96,747	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WALCOTT (82G786)
Urban Renewal Area:	WALCOTT NORTH URBAN RENEWAL (82016)
TIF Taxing District Name:	WALCOTT CITY AG/DURANT SCH/WALCOTT NORTH AMENDED UR TIF INCREMENT
TIF Taxing District Inc. Number:	82273
TIF Taxing District Base Year:	1993
FY TIF Revenue First Received:	1996
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	30,423	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: CLEONA TWP/DURANT SCH/WALCOTT FD6 NORTH AMENDED UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82275
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	610,862	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: HICKORY GROVE TWP/DAVENPORT SCH/WALCOTT FD6 NORTH AMENDED UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82277
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	330,818	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/WATC UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82419
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2005

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	777,550	0	0	0	777,550	0	777,550
Taxable	0	0	777,550	0	0	0	777,550	0	777,550
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	357,920	419,630	140,390	279,240	8,544

FY 2014 TIF Revenue Received: 4,377

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/NORTH AMD UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82421
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2010

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	1,938,330	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/WAOSS UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82423
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2031

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2008

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	1,383,820	0	0	1,383,820	0	1,383,820
Taxable	0	0	0	1,383,820	0	0	1,383,820	0	1,383,820
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	17,240	1,366,580	1,247,698	118,882	3,637

FY 2014 TIF Revenue Received: 38,900

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT NORTH URBAN RENEWAL (82016)
 TIF Taxing District Name: WALCOTT CITY AG/DAVENPORT SCH/WAOSS UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82425
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2031

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2008

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	86,220	0	0	0	0

FY 2014 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT KELSEY HAYES URBAN RENEWAL
 UR Area Number: 82017
 UR Area Creation Date: 12/1993

UR Area Purpose: Strengthen the property tax base, assist in providing land for new and expanded industrial and commercial development, and encourage industrial and commercial growth and expansion through the use of various incentives.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WALCOTT CITY/DAVENPORT SCH/ WALCOTT KELSEY-HAYES UR TIF INCREMENT	82207	82208	0

Urban Renewal Area Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013: 0 0 **Amount of 07-01-2013 Cash Balance Restricted for LMI**

TIF Revenue: 0
 TIF Sp. Revenue Fund Interest: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 0

Rebate Expenditures: 0
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014: 0 0 **Amount of 06-30-2014 Cash Balance Restricted for LMI**

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2014

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT KELSEY HAYES URBAN RENEWAL (82017)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/ WALCOTT KELSEY-HAYES UR TIF
 INCREMENT
 TIF Taxing District Inc. Number: 82208
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1993

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	6,636,000	0	0	0	0

FY 2014 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2013 - 2014

Urban Renewal Area Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT UR#2 URBAN RENEWAL
 UR Area Number: 82050
 UR Area Creation Date: 09/2005

UR Area Purpose: Increase the tax base and promote economic growth by encouraging housing development, constructing necessary public improvements and assisting private enterprise through governmental incentives for development of an assisted living facility.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WALCOTT CITY/DAVENPORT SCH/UR#2 UR TIF INCREMENT	82388	82389	2,438,524

Urban Renewal Area Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	339,790	2,266,790	0	0	-1,852	2,604,728	0	2,604,728
Taxable	0	179,464	2,266,790	0	0	-1,852	2,444,402	0	2,444,402
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013: **0** **0** **Amount of 07-01-2013 Cash Balance Restricted for LMI**

TIF Revenue: 113,293
 TIF Sp. Revenue Fund Interest: 17
 Asset Sales & Loan Repayments: 0
Total Revenue: 113,310

Rebate Expenditures: 62,508
 Non-Rebate Expenditures: 50,796
 Returned to County Treasurer: 0
Total Expenditures: 113,304

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014: **6** **0** **Amount of 06-30-2014 Cash Balance Restricted for LMI**

Projects For WALCOTT UR#2 URBAN RENEWAL

Petersen Health Care Assisted Living Facility

Description:	Rebate payments to Petersen Health Systems
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Public Infrastructure Improvements

Description:	Extension of Parkview Drive & Utiiliites
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WALCOTT UR#2 URBAN RENEWAL

Parkview Drive Extension

Debt/Obligation Type:	Internal Loans
Principal:	90,922
Interest:	34,770
Total:	125,692
Annual Appropriation?:	No
Date Incurred:	03/06/2006
FY of Last Payment:	2016

Petersen Health Care Rebate

Debt/Obligation Type:	Rebates
Principal:	75,267
Interest:	0
Total:	75,267
Annual Appropriation?:	Yes
Date Incurred:	09/19/2005
FY of Last Payment:	2015

LMI Requirements

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	44,208
Interest:	0
Total:	44,208
Annual Appropriation?:	No
Date Incurred:	08/01/2005
FY of Last Payment:	2017

Non-Rebates For WALCOTT UR#2 URBAN RENEWAL

TIF Expenditure Amount:	50,796
Tied To Debt:	Parkview Drive Extension
Tied To Project:	Public Infrastructure Improvements

Rebates For WALCOTT UR#2 URBAN RENEWAL

510 N Main Street

TIF Expenditure Amount:	62,508
Rebate Paid To:	Petersen Health Systems
Tied To Debt:	Petersen Health Care Rebate
Tied To Project:	Petersen Health Care Assisted Living Facility
Projected Final FY of Rebate:	2015

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area
during FY 2014

TIF Taxing District Data Collection

Local Government Name: WALCOTT (82G786)
 Urban Renewal Area: WALCOTT UR#2 URBAN RENEWAL (82050)
 TIF Taxing District Name: WALCOTT CITY/DAVENPORT SCH/UR#2 UR TIF INCREMENT
 TIF Taxing District Inc. Number: 82389
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2019

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2005

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	339,790	2,266,790	0	0	-1,852	2,604,728	0	2,604,728
Taxable	0	179,464	2,266,790	0	0	-1,852	2,444,402	0	2,444,402
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	6,760	2,444,402	2,438,524	5,878	180

FY 2014 TIF Revenue Received: 113,293